



Louisa County Skate Park
540 Industrial Drive
Louisa, VA 23093

Plan Date:
1/30/2025



Skate Park - Reconstruction

Cover Page

Sheet# **A1**

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General Notes

1) It is the intent of this set of plans to describe a functionally complete project to be constructed in accordance with the any federal, state, and local codes, laws, and regulations. Any work, materials, or equipment that may reasonably be inferred from the plans as being required to produce the intended result shall be supplied whether specifically called for in the Plans and Contract Documents or not. If the plans and Contract Documents include words or terms that have a generally accepted technical or industry meaning, those words or terms shall be interpreted to have such standard meaning unless otherwise expressly noted in the Plans/Contract Documents. Reference to standard specifications, manuals or codes of any technical society, organization or association or to the laws or regulations of any governmental authority having jurisdiction over the Project, whether such reference be specific or by implication, shall mean the latest standard specification, manual, code, law or regulation in effect at the time the Plans and Construction Documents are permitted, except as may be otherwise specifically stated in the Plan/Contract Documents.

2) In the event of conflicts or discrepancies among the Plans and Contract Documents, precedence will be based on the following order of items:

- Written direction from a Representative of the County of Louisa's General Services Department, listed in note 2 of the plan notes.
- Change Orders
- Addendums
- Project Specifications (if any)
- Drawing Details and Notes
- Project Drawings and Plans

3) If during the performance of the Work, the Contractor discovers a conflict, error or discrepancy in the Plans, the Contractor shall immediately report said conflict to the County's representative in writing, and before proceeding with the Work affected thereby, shall obtain a written interpretation or clarification from the County's representative. Prior to commencing each portion of the Work, Contractor shall first take all necessary field measurements and verify the applicable field conditions. After taking such measurements and verifying such conditions, Contractor shall carefully compare such measurements and conditions with the requirements of the Plans and Contract Documents, taking into consideration all other relevant information known to the Contractor, for the purpose of identifying and bringing to the County Representative's attention all conflicts or discrepancies with the Plans and Contract Documents.

4) Plans/Drawings are intended to show general arrangements, design and extent of Work and are not intended to serve as shop drawings. Specifications (if applicable) are separated into divisions for convenience of reference only and shall not be interpreted as establishing divisions for the Work, trades, subcontracts, or extent of any part of the Work. In the event of a discrepancy between or among the drawings, specifications or other Contract Document provisions, the Contractor shall be required to immediately notify Owners Representative and, absent contrary instruction from Owner's Representative, shall comply with the provision which is the more restrictive or stringent requirement upon Contractor, as determined by Owner. Unless otherwise specifically mentioned, all anchors, bolts, screws, fittings, fillers, hardware, accessories, trim and other parts required in connection with any portion of the Work to make a complete, serviceable, finished and first quality installation shall be furnished and installed as part of the Work, whether or not called for by the Plans/Contract Documents.

5) In the event of conflicts or discrepancies among the Plans/Contract Documents, Contractor shall proceed with the Work that is unaffected by the conflict or discrepancy and interpretations of the conflict will be based upon the following Plans/Contract Documents, which are set forth and ranked in order of precedence in line 2 of these General Conditions.

6) Any subcontracts written by the contractor as part of construction for this set of plans should reference these plans specifically including the date, number of sheets or a list of the sheets, and the latest revision date if any. Failure of any subcontracts written by the Contractor to a subcontract that do not include the items listed in the previous sentence does not constitute grounds for a change order by the contractor. Furthermore, any omission or exclusion by a subcontractor does not constitute a change order or addition to the contracted work by the Contractor, if the item was included or reasonably inferred by the plans or required by the laws, codes, or regulations governing this project as listed in line item of these general conditions on this sheet.

7) The work on this project shall conform to the following: 2018 Virginia Construction Code (VCC) for commercial building, 2017 NEC Electrical Code, 2018 Virginia Plumbing Code, 2018 Virginia Mechanical Code, 2018 Virginia Fuel/Gas Code, 2018 Virginia Statewide Fire Prevention Code, all building codes adopted by the State of Virginia and The County of Louisa, Virginia as of the plan date.

8) Contractor shall provide a one-year warranty on parts, materials and labor from the date of final occupancy permit from County of Louisa Building Department on entirety of the work. Contractor represents and warrants the following to the County of Louisa (in addition to any other representations and warranties contained in the Contract for Construction or proposal from the Contractor as an inducement to the County of Louisa to execute this Work, which representations and warranties shall survive the execution and delivery of any Contract or Proposal to arrive from this set of plans/Construction Documents, and any termination of any Contract or Proposal to arrive from this set of plans/Construction Documents and the final completion of the Work): (a) that it is thoroughly familiar with the requirements of the Project; (b) that it possesses a high level of experience and knowledge in the administration and construction of the size and type of complex projects of the size and type of the Project; (c) that it has all necessary construction education, skill, knowledge, and experience required for the Project and will maintain, at all times during any Contract or Proposal to arrive from this set of Plans/Construction Documents, such personnel on its staff to provide the services contemplated in a timely manner; (d) that it has, and all of the subcontractors performing services under any Contract or Proposal to arrive from this set of plans/Construction Documents will have, all applicable licenses required by the State of Virginia and County of Louisa to perform such services; (e) that it is and, to the best of its knowledge, its subcontractors, once engaged, will be, financially solvent and possessed of sufficient working capital to complete the Work and perform all obligations hereunder; (f) that it is authorized to do business in the State of Virginia and County of Louisa; (g) that its execution of this Contract or Proposal to arrive from this set of plans/Construction Documents and its performance thereof is within its duly authorized power; and (h) that its duly authorized representative has visited the Project Site, is familiar with the local and special conditions under which the Work is to be performed and has correlated onsite observations with the requirements of any Contract or Proposal to arrive from this set of plans/Construction Documents.

9) Billing shall be done by standard AIA pay application and will billed as progress payments based on the percentage completed of each division. Bills/invoices may be submitted to the General Service Department twice a month to coincide with the due dates for finance payout with the Counties Finance Department. Due dates for invoices are on or before the 1st of each month and the 15th of each month. Payment for invoices submitted before the 1st of each month will be released to the contractor by the 25th of the same month, and payment for invoices submitted before the 15th of each month will be released to the contractor by the 10th of the following month. County of Louisa shall be provided a Schedule of values at the beginning of the project by the contractor the schedule of values shall be the entire amount of the project cost split into costs of each division of work to be performed on the project.

10) All trades shall be responsible for the contents contained herein, and for the information represented on all sheets. These construction documents have been produced with the intention of being used as a singular tool for the construction of this project. No single drawing will stand alone, and at no time will the architect or owner be responsible for actions taken by a contractor or subcontractor who has not reviewed and is not in possession of a full working set of documents. Be advised, there may be notes on a drawing for one specific trade that will pertain to the work of other trades. General contractor is responsible for the clear communication between all trades, and that all workers have adequately reviewed all drawings and located all work that would fall under their responsibility.

11) Contractor shall be responsible for all temporary shoring, bracing & weather protection needed for construction throughout the duration of the project. Contractor shall be responsible for providing all barrier materials for both interior and exterior application including but not limited to appropriate street closing barricades and signage that meet DOT requirements, and all local, state and federal laws. Contractor shall be responsible for all protection and barricading of public areas and neighboring properties, so as to prevent the public and on-site workers from entering areas where any injury could occur. Furthermore, contractor is responsible for protecting site from the public entering premises the during off hours when construction site is not occupied.

12) Project Contacts

County of Louisa Anderson Woolfolk General Services Director (540) 223-5492 - awoolfolk@louisacounty.gov	Bruce Johnston Project Manager (540) 223-2817 - bjohnston@louisacounty.gov
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13) The contractor agrees that they are familiar with all federal, state, and local building codes, laws and best construction practices to perform the work in a safe and productive manner. The contractor shall include all parts, pieces and labor to complete the project that will be acceptable and abide by all codes and laws pertaining to the work, even if not specifically shown on this set of plans, but can be reasonably inferred by construction knowledge, experience, and common practices.

14) The work on this project shall conform to the following:

- 2018 Virginia Construction Code (VCC) for commercial building.
- 2017 NEC Electrical Code
- 2018 Virginia Plumbing Code
- 2018 Virginia Mechanical Code
- 2018 Virginia Fuel/Gas Code
- 2018 Virginia Statewide Fire Prevention Code
- Any and all Building codes adopted by the State of Virginia and The County of Louisa, Virginia as of the plan date.

15) County will fill out initial building permit and submit plans for approval to the Louisa County Building Department. Contractor to be responsible for filling out permits and affidavits for themselves and their subcontractors and submitting them to the building department. All permit fees will be waived as this is a County contractor, Contractor shall not incur any permit fees from the County for this project.

16) Contractor and/or their subcontractors shall be responsible for any as-builts, shop drawings, or engineered drawings for additions to the following at no additional cost to the County of Louisa, this shall be considered inclusive for the cost of construction: Fire Alarm System, Fire Alarm Monitoring System, Sprinkler System, Handrails.

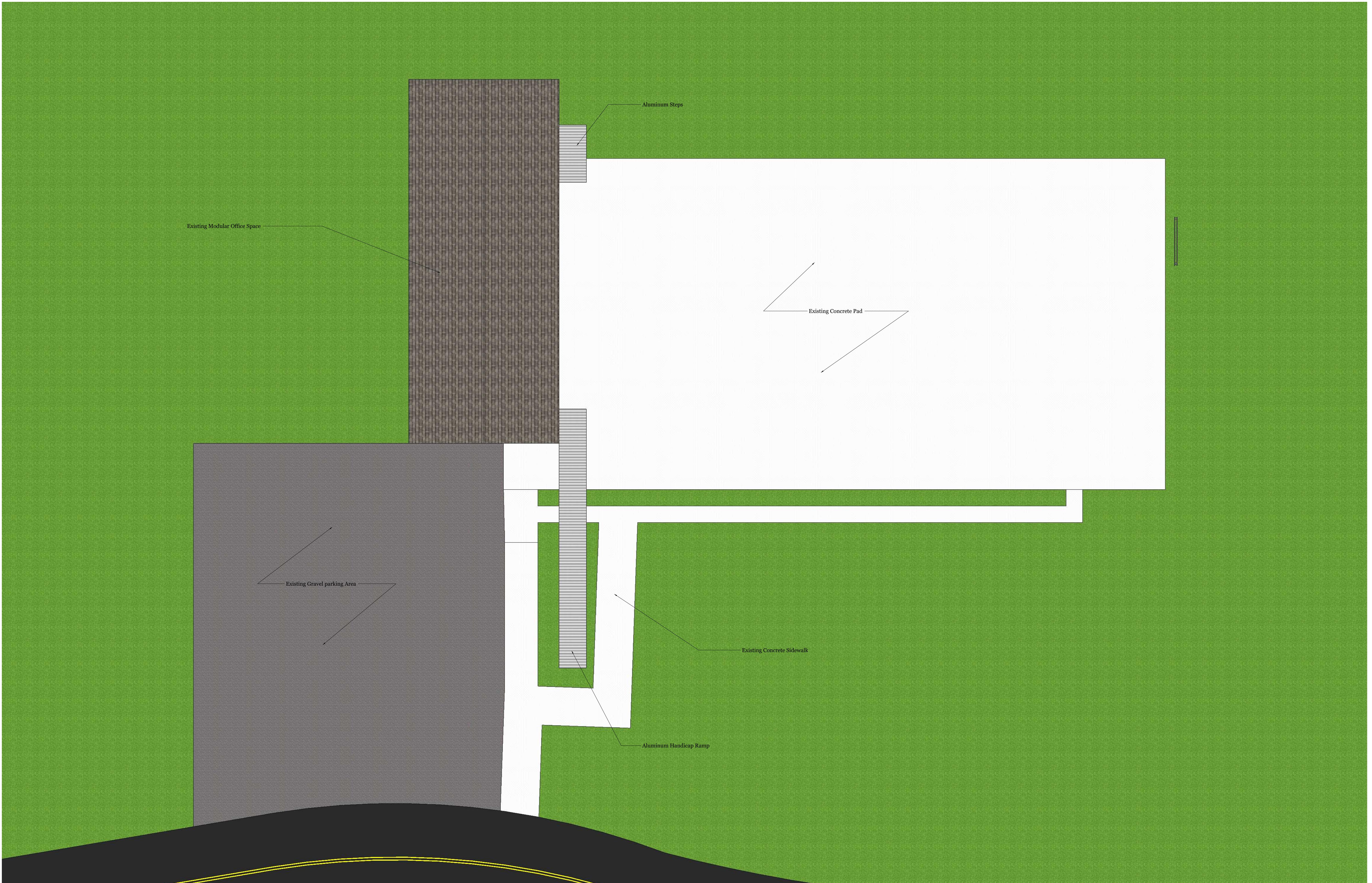
17) No changes to this plan will be approved unless in writing by the Director, Manager, Department Coordinator, or Project Manager of the Louisa County General Services Department. Contractor shall price all changes and submit them to the County in writing showing all documentation back up including, but not limited too: material costs, subcontractor costs, markups, and overheads associated with the change in work. County representative must approve of the cost of the change order in writing before work begins. The contractor shall continue work in areas not effected by the change in work, and shall not have the right to claim delays on portions of the project unaffected by the change order.

Skate Park - Reconstruction
 Louisa County Skate Park
 540 Industrial Drive
 Louisa, VA 23093

Drawn by:
 Anderson Woolfolk
 General Services Manager
 County of Louisa

Scale:
 1/8" = 1'0"
A2

General Notes



Existing Layout

Scale:
1/8" = 1'0"

Drawn by:
Anderson Woolfolk
General Services Manager
County of Louisa

Skate Park - Reconstruction

Plan Date:
1/30/2025



REVISIONS
REMARKS

Louisa County Skate Park
540 Industrial Drive
Louisa, VA 23093

A3



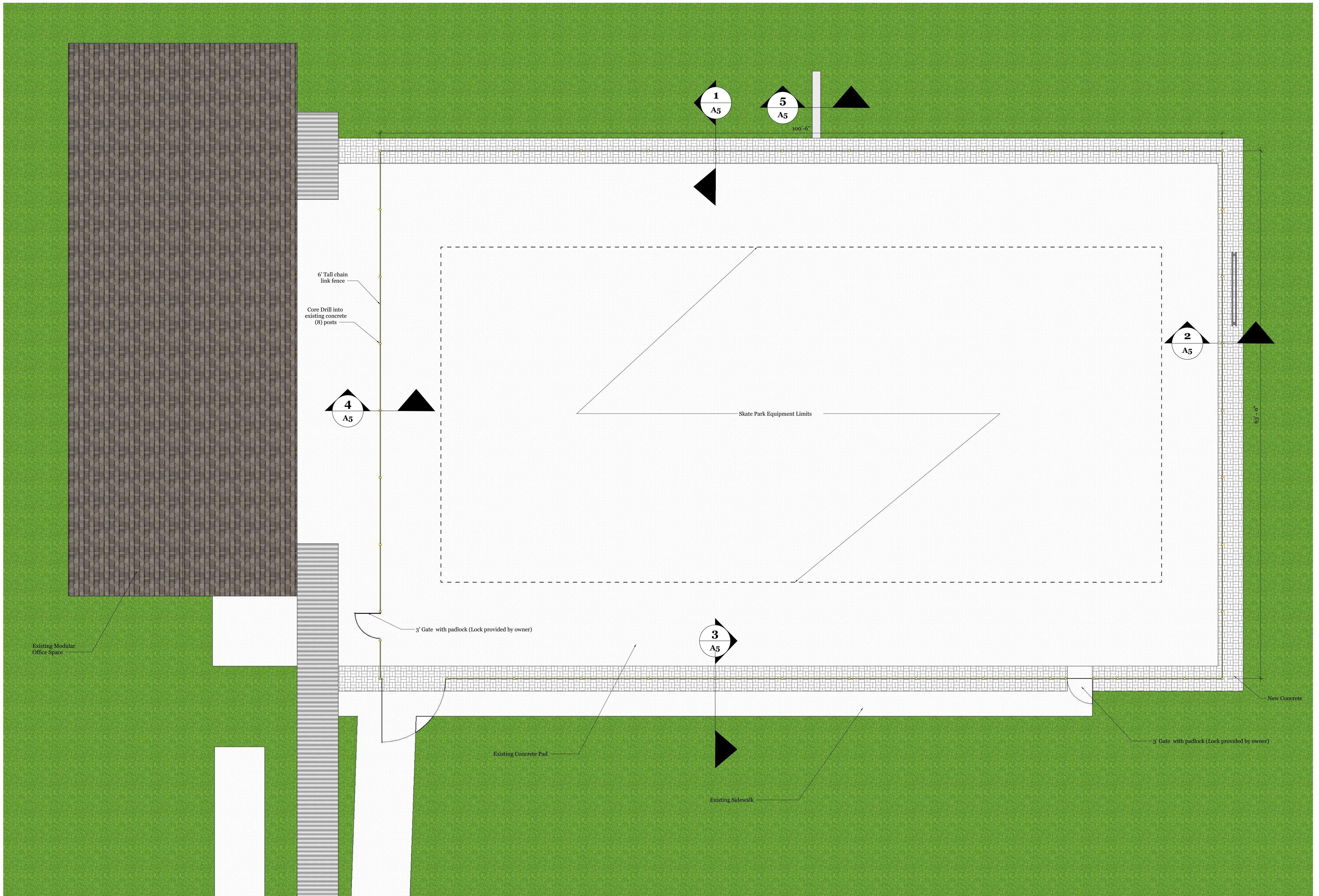
Skate Park - Reconstruction

Louisa County Skate Park
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Louisa, VA 23093

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Scale:

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Proposed Layout



REVISIONS
REMARKS

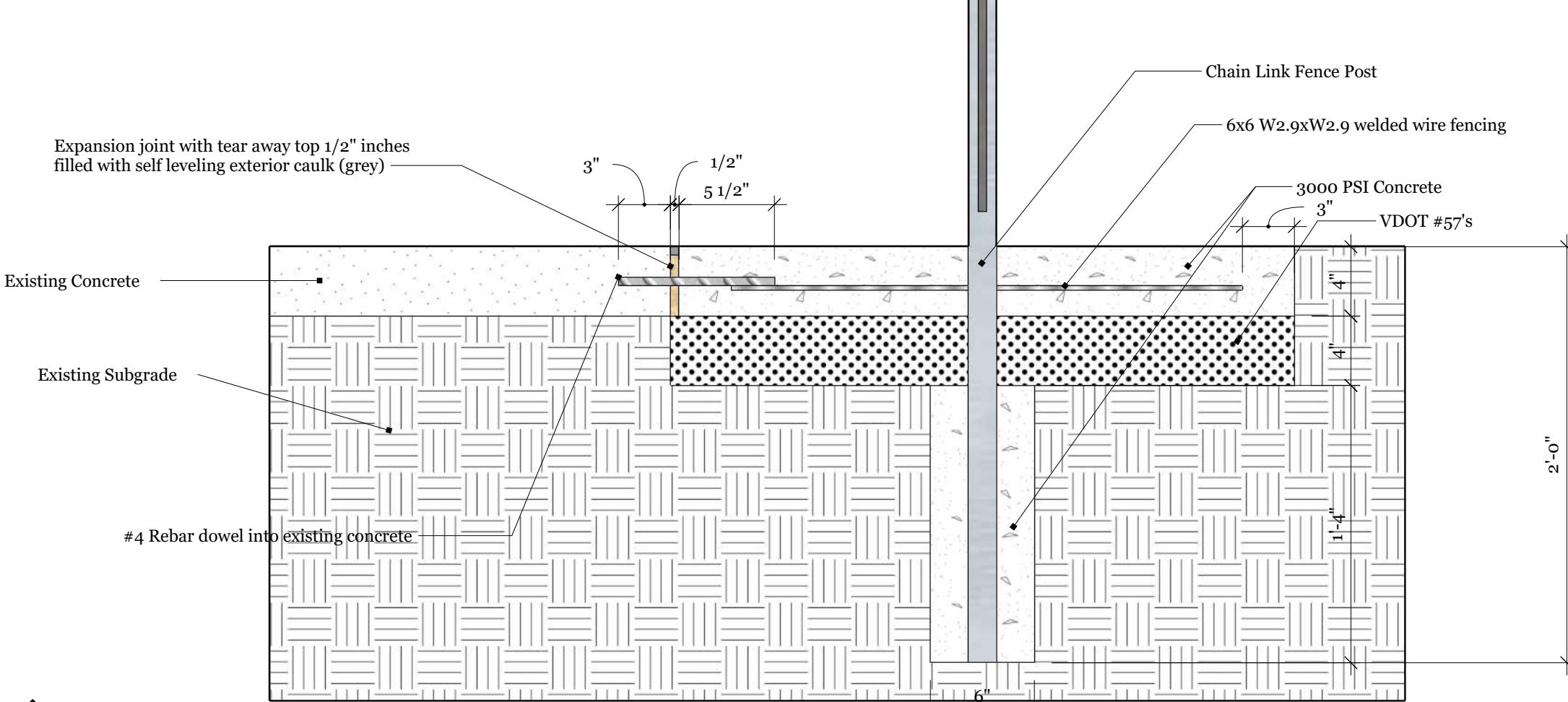
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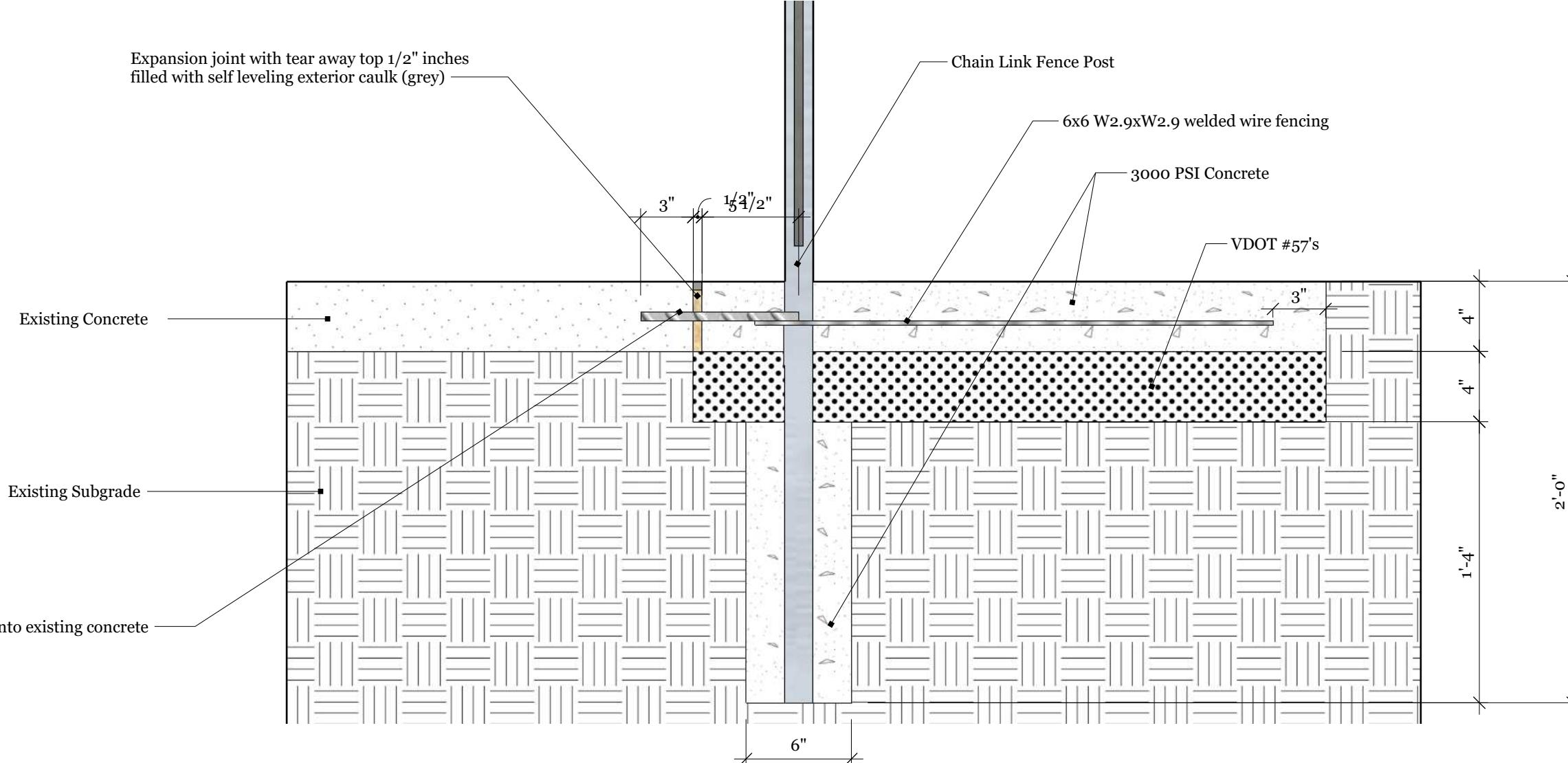
Scale:
1/8" = 1'0"

A5



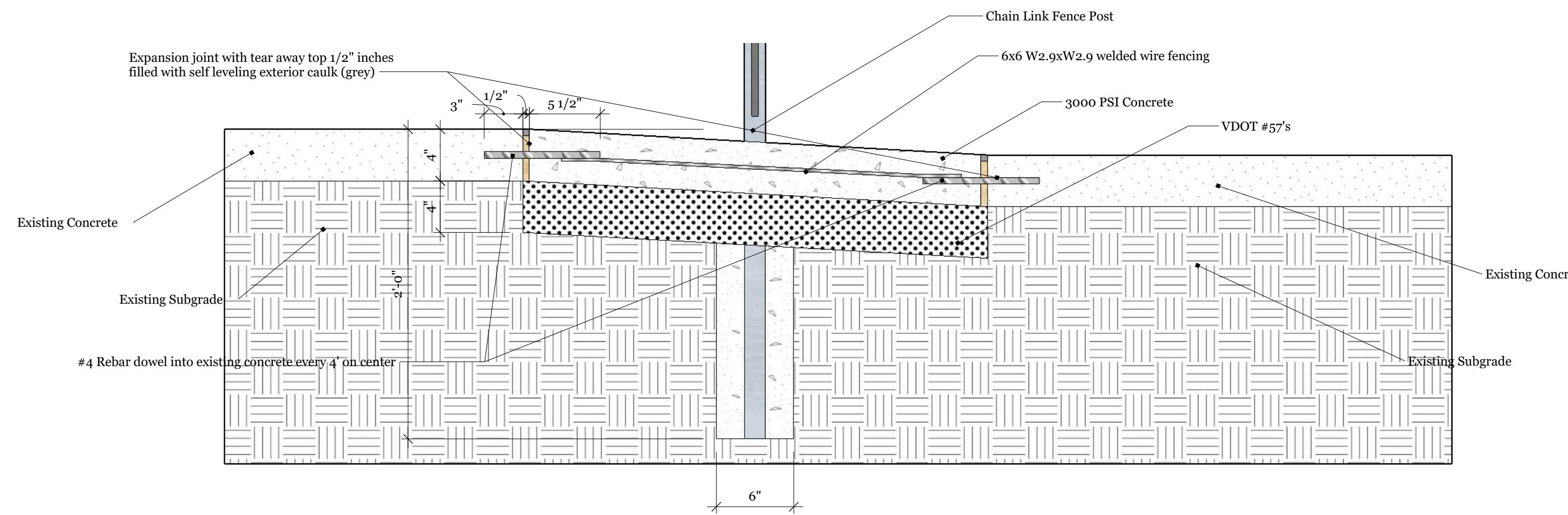
Concrete Cross Section 1

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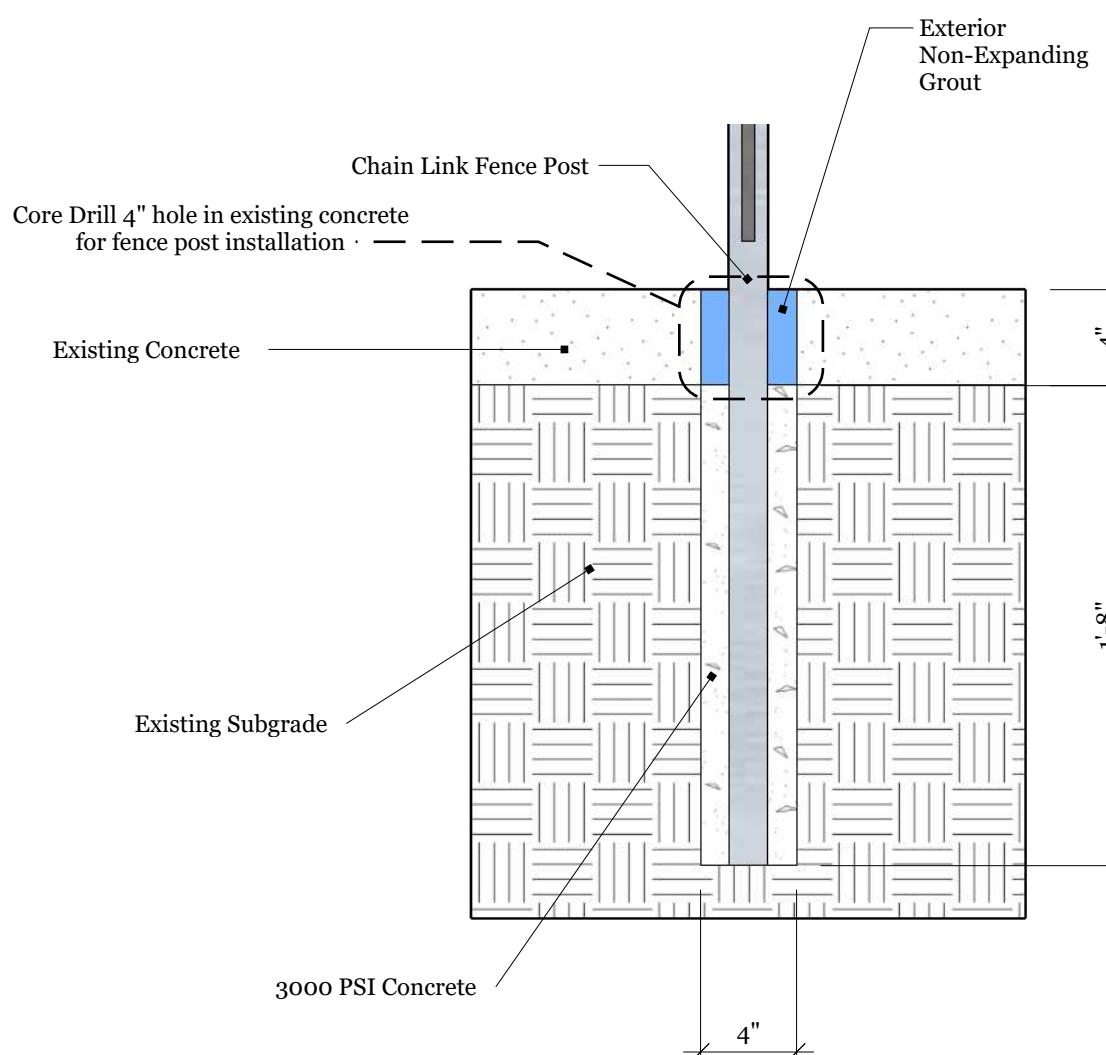


Concrete Cross Section 2

2
A6

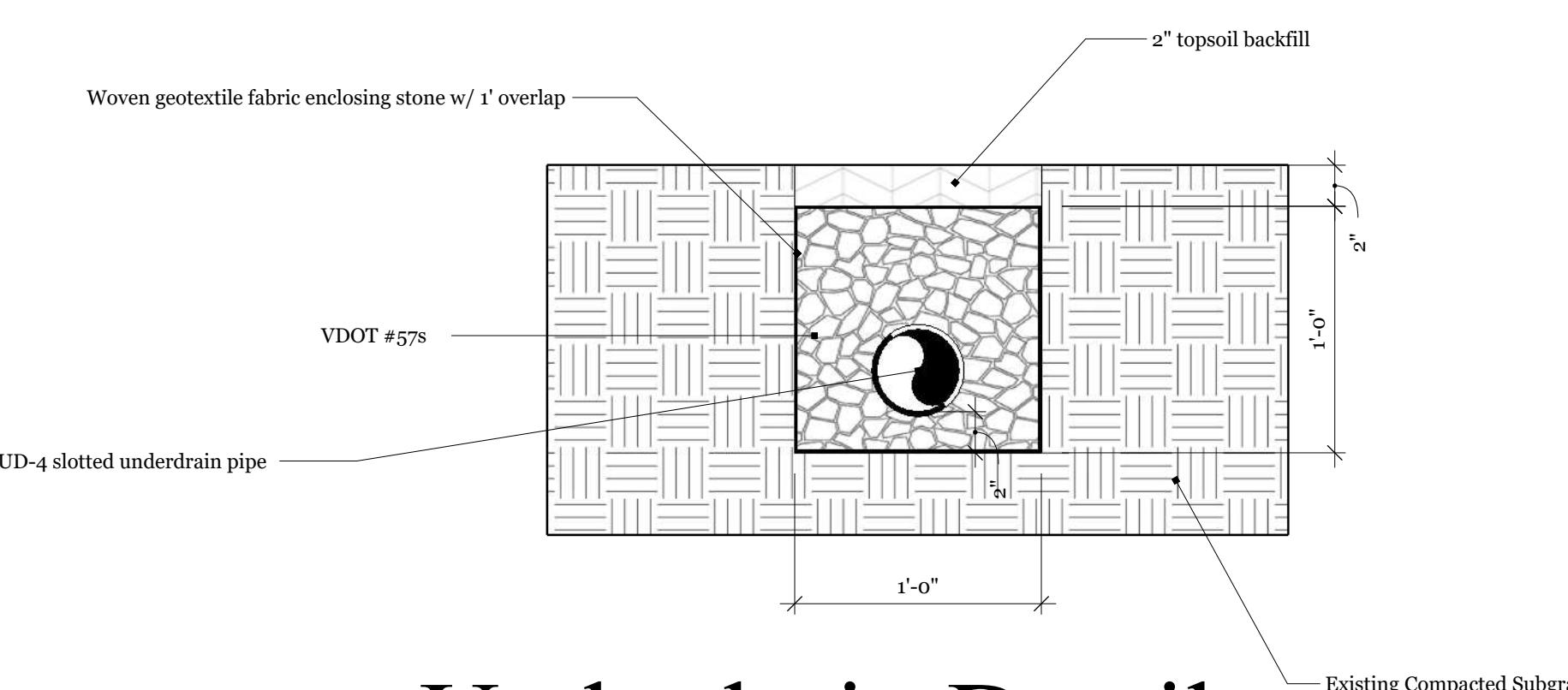


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A6



Concrete Cross Section 4

4
A6



Underdrain Detail

5
A6

Details